



Los Angeles County Department of Regional Planning  
320 West Temple Street, Los Angeles, California 90012  
Telephone (213) 974-6443

PROJECT No. **R2008-00142-(4)**  
**CUP200800016-(4)/CDP200800002-(4)**

RPC/HO MEETING DATE:	CONTINUE TO
AGENDA ITEM #10	
PUBLIC HEARING DATE 05/14/08	

APPLICANT Playa del Rey Fuel, LLC	OWNER Los Angeles County	REPRESENTATIVE Aaron Clark
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**REQUEST**  
**Conditional Use Permit:** To authorize the sale of beer and wine for off-site consumption at an existing marine fueling station with a boaters' sundry shop located over the water.  
**Coastal Development Permit:** For removal of all existing landside improvements and the addition of new landside improvements that will include a 1400 sq. ft., 19 foot tall, single-story building that will be accessory to the fuel dock's operation.

LOCATION/ADDRESS 3800 Bora Bora Way Marina del Rey, CA	ZONED DISTRICT Playa del Rey
	COMMUNITY Marina del Rey
ACCESS Bora Bora Way (West)	EXISTING ZONING SP (Specific Plan)

SIZE 1,400 square feet	EXISTING LAND USE Marine Fuel Dock	SHAPE Rectangle	TOPOGRAPHY Flat
SURROUNDING LAND USES & ZONING North: W (Water) SP (Specific Plan) Multi-Family Residential		East: W (Water) SP (Specific Plan) Visitor Serving Commercial	
South: SP (Specific Plan) Multi-Family Residential		West: SP (Specific Plan) Multi-Family Residential	

GENERAL PLAN	DESIGNATION	MAXIMUM DENSITY	CONSISTENCY
Countywide	-	-	-
Marina del Rey Local Coastal Program	MC (Marine Commercial)	-	Yes

**ENVIRONMENTAL STATUS**  
Negative Declaration

**DESCRIPTION OF SITE PLAN**  
Site plan depicts landside improvements that consist of a 1,400 square foot building that is used accessory to the existing fuel dock, 13 parking spaces, landscaping, a pedestrian promenade and two public viewing platforms. The site plan also depicts waterside improvements that include docks, a fueling station and a 1,900 square foot boaters' sundry shop.

**KEY ISSUES**

- Satisfaction of Section 22.56.2320 of Title 22 of the Los Angeles County Code, Coastal Development Permit Burden of Proof requirements.
- Satisfaction of Section 22.56.040 of Title 22 of the Los Angeles County Code Conditional Use Permit Burden of Proof requirements.

**TO BE COMPLETED ONLY ON CASES TO BE HEARD BY THE BOARD OF SUPERVISORS**

STAFF CONTACT PERSON		
RPC HEARING DATE(S)	RPC ACTION DATE	RPC RECOMMENDATION
MEMBERS VOTING AYE	MEMBERS VOTING NO	MEMBERS ABSTAINING
STAFF RECOMMENDATION (PRIOR TO HEARING)		
SPEAKERS*	PETITIONS	LETTERS
(O) (F)	(O) (F)	(O) (F)

\*(O) = Opponents (F) = In Favor